



Board of Directors Meeting Minutes

Wednesday, March 14, 2018 @ 3:30p

Unger Construction – 910 X Street, Sacramento, 95818

Meeting Minutes

Board Members Present: Andrew Skanchy, Gary Saccani, Jeff Setzer, Kevin Grimes, Josh Nelson, Scott Maxwell, Katherine Bardis, Joshua Wood,

Board Members Absent: Jon Gianulias, Tina Reynolds, Steve Hansen, Neil Nance, Helen Yee, Dan Kaufman, Trish Kelly

Guests: Matt Read, Taylor Chamberlain, Ann Siprelle, Andrew Duncan, Jeanne Baldwin, Joan Borucki, Michelle Brattmiller, Azia Cherry, Wesley Fagundes, Cory Parish

1. Meeting was called to order at 3:35 p by Board Director Grimes. Introductions were made.
2. Consent Calendar: A motion to approve the consent calendar with an edit to the minutes was made by Director Nelson and seconded by Director Bardis. Motion failed due to a lack of quorum eligible to vote. Directors Nelson, Bardis, Maxwell, Grimes and Wood abstained. Minutes will be brought back to the next Board Meeting.
3. Changing NonProfit Status from 501(c)3 to 501(c)6: Director Grimes proposed that the Board hire Best, Best and Krieger to change the category of nonprofit from c3 to c6. The Attorney General's Office has questioned our designation citing that all other PBIDs are c6. Director Setzer raised the issue of being able to accept charitable donations for such things as art work in the district and that this could only happen with a c3. After discussion a motion was made by Director Skanchy and seconded by Director Maxwell to retain BBK at an amount to be negotiated to retain our c3 category as a separate foundation and to create a c6 for the PBID itself. Motion passed.
4. Opportunity Zones: Director Skanchy explained that the federal tax bill passed at the end of December allows the Governor to designate eligible census tracts as Opportunity Zones. Investments made through opportunity funds in these zones would be allowed to defer or eliminate federal taxes on capital gains. Director Skanchy made a motion that the Board authorize staff to comment on the Department of Finance's proposed list and request that Broadway's census tracts be included. Director Maxwell seconded. Motion passed.
5. Director Skanchy discussed the need to become more proactive rather than reactive with changing the District. He suggested that we could begin by preparing a Placemaking Plan on Broadway. Kimberly Garza was asked to present what a placemaking plan could address in the Broadway District. After discussion Director Bardis moved and Director Skanchy seconded a motion to delegate to an ad hoc committee authority to negotiate a contract with Ms Garza not to exceed \$10,000 to create a Placemaking Plan for the District. The Committee will include Director Grimes, Director Nelson, Director Bardis, Director Wood, Director Skanchy and Director Maxwell. Director Skanchy will take the lead.

- 6 Updated Brown Act and Public Records Act Training: Director Grimes suggested that it was time for an all Board training regarding the Brown Act and the Public Records Act. Director Grimes moved that BB&K be hired to conduct the training to be held at the next Board Meeting May 9th. Motion seconded by Director Nelson and passed.
7. CCIF: Director Bardis moved that the Board oppose the CCIF as currently proposed and direct staff to negotiate to a solution that makes it more palatable for development on Broadway. Director Wood seconded. Motion passed.
8. Committee Updates: Director Grimes noted that Lt Freeman joined us at the last Clean and Safe Committee meeting to discuss 5150 arrests and when the police can take people into custody. It was noted that due to a request from residential property owners in the District that the next Clean and Safe Meeting would begin at 5 pm to allow for attendance.
Director Bardis reported that the Land Use Committee met with the owner of Mom n Pops Farms, located at 515 Broadway regarding their expansion into a building next door to begin a cultivation operation. The Board had previously opposed this use on Broadway because it did not fit with our vision for the District. The Committee believes nothing has changed to alter that position. At the next Land Use Committee meeting a discussion will take place to identify vacant land and properties and envision what the highest and best use could be for those properties. It is proposed that once completed the preliminary plan would be brought to the Board for input from Board and District members. The final result would then be used to motivate property and land owners to act on improvements.
Director Skanchy reported that we have eight utility boxes that we will be moving forward with wrapping. Next step is to contact SMAC and start their process for permission. The EEE Committee is trying to find proactive projects that could be done on Broadway to signal a change and liven it up. Several things are being discussed including but not limited to string lights, planters using artificial plants, a Taste of Broadway progressive dining experience, decorating chain link fences, and Way Finding Signs. Director Skanchy and Ms Brattmiller are also working with Unseen Heroes and several other event organizers to get a proposal to do a series of events on Broadway.
9. Council Member Schenirer's Office was represented by Azia Cherry. She discussed several items including the use of Bait Vehicles in the District. Vice Mayor Hansen's Office was represented by Matt Read. Matt talked about the timing for approval of the Central City Specific Plan and that the City would be going after additional funding for construction of Phase 2 of Broadway Complete Streets.
10. Other Comments: Director Saccani raised an issue about the huge amount of trash at the Broadway Offramp from I-5. Ms. Borucki noted that it had already been reported to Caltrans and a work order issued. It should be addressed in the next week.
11. The meeting was adjourned at 5:06.